

IN RE: PETITION FOR VARIANCE  
S/S Vermont Avenue, 50' E of the c/l  
Annapolis Road  
(2811 Vermont Avenue)  
13<sup>th</sup> Election District  
1<sup>st</sup> Council District

Doris Ann Weedon, Property Owner;  
Joseph A. Latham, Contract Purchaser

\* BEFORE THE  
\* ZONING COMMISSIONER  
\* OF BALTIMORE COUNTY  
\* Case No. 02-279-A  
\*

\* \* \* \* \*

### FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of a Petition for Variance filed by the owner of the subject property, Doris Ann Weedon, and the Contract Purchaser, Joseph A. Latham. The Petitioners seek relief from Sections 1B02.3.C.1 and 304 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a lot width of 50 feet in lieu of the required 55 feet, and to approve the subject property as an undersized lot with any other variances deemed necessary by the Zoning Commissioner. The subject property and requested relief are more particularly described on the site plan submitted which was accepted into evidence and marked as Petitioner's Exhibit 1.

Appearing at the requisite public hearing in support of the request were Joseph A. Latham, Contract Purchaser/Co-petitioner, and Gilbert France, builder. There were no Protestants or other interested persons present.

Testimony and evidence presented revealed that the subject property is a rectangular shaped unimproved parcel located on the south side of Vermont Avenue, just east of Annapolis Road in Catonsville. The property is actually comprised of two lots, known as Lots 15 and 16 of the subdivision known as Baltimore Highlands. Collectively, the parcel is 50 feet wide by 125 feet deep in dimension and contains a gross area of .14 acres, more or less, zoned D.R.5.5. As is the case with many of the older subdivisions in Baltimore County, the plat for Baltimore Highlands was recorded in the Land Records of Baltimore County prior to the adoption of the zoning

ORDER RECEIVED FOR FILING

Date

By

3/27/02

Rye

regulations. Thus, many of the lots are deemed undersized or of insufficient width according to the current regulations. Although the subject property meets the minimum required lot area of 6,000 sq.ft., it does not meet the minimum required width of 55 feet. Thus, the requested relief is necessary in order to proceed with the proposed improvements.

Testimony indicated that the property has apparently been in the Weedon family for many years. As noted above, Ms. Weedon has contracted to sell the property to Mr. Latham, who is desirous of developing same with a single family dwelling, 20' x 40' in dimension. Mr. Latham testified that the dwelling will be "stick" built and its location on the property will observe all required setbacks. Nonetheless, the requested relief is necessary, due to the narrow width of the property. It is also to be noted that the property is served by public water and sewer.

Further testimony and evidence revealed that the Petitioner has submitted building elevation drawings of the proposed dwelling to the Office of Planning who reviewed and approved same as being consistent with the neighborhood. That is, there are a number of 50-foot wide lots throughout the community which have been similarly improved with single family dwellings.

Based upon the testimony and evidence presented, I am persuaded to grant the requested relief. Sufficient testimony and evidence was offered to satisfy the standards set out in Section 307 of the B.C.Z.R for relief to be granted. There were no Protestants present, and no adverse Zoning Advisory Committee (ZAC) comments submitted by any Baltimore County reviewing agency. Moreover, as noted above, building elevation drawings of the proposed dwelling have been reviewed and approved by the Office of Planning as being consistent with the neighborhood. Thus, it appears that relief should be granted and that there will be no detrimental impact on adjacent or surrounding properties.

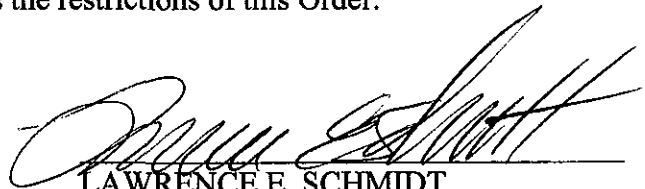
Pursuant to the advertisement, posting of the property an public hearing on this petition held, and for the reasons set forth herein, the relief requested shall be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 27th day of March, 2002 that the Petition for Variance seeking relief from Sections 1B02.3.C.1 and 304 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a lot width

ORDER RECEIVED FOR FILING  
DATE 3/27/02  
BY [Signature]

of 50 feet in lieu of the required 55 feet, and to approve the subject property as an undersized lot with any other variances deemed necessary by the Zoning Commissioner, in accordance with Petitioner's Exhibit 1, be and the same is hereby GRANTED, subject to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.
- 2) The proposed dwelling shall be constructed substantially in accordance with the building elevation drawings reviewed and approved by the Office of Planning.
- 3) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.



LAWRENCE E. SCHMIDT  
Zoning Commissioner  
for Baltimore County

LES:bjs

ORDER RECEIVED FOR FILING

Date

3/27/12

By

Rp



Baltimore County  
Zoning Commissioner

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386  
Fax: 410-887-3468

March 27, 2002

Ms. Doris Ann Weedon  
28 Third Avenue  
Baltimore, Maryland 21227

RE: PETITION FOR VARIANCE

S/S Vermont Avenue, 50' E of the c/l Annapolis Road  
(2811 Vermont Avenue)

13<sup>th</sup> Election District - 1<sup>st</sup> Council District

Doris Ann Weedon, Property Owner; Joseph A. Latham, Contract Purchaser - Petitioners  
Case No. 02-279-A

Dear Ms. Weedon:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Variance has been granted, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Department of Permits and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Lawrence E. Schmidt", is written over a horizontal line.

LAWRENCE E. SCHMIDT  
Zoning Commissioner  
for Baltimore County

LES:bjs

cc: Mr. Joseph A. Latham  
608 Chester River Beach Road, Grasonville, Md. 21638  
Office of Planning; People's Counsel; Case File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)





# Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 2811 VERMONT (LOTS 15, 16) AVE  
which is presently zoned D.R.S.S.

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1 B02, 3. C.1 AND 304 BCZR

TO PERMIT A DWELLING ON A LOT WITH A WIDTH OF 50 FT  
IN LIEU OF THE REQUIRED 55 FT AND TO APPROVE AN UNDERSIZED LOT  
PER SECTION 304 + TO APPROVE ANY OTHER VARIANCES DEEMED NECESSARY ON THE ZONING COMMISSIONER.  
of the Zoning Regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

TO BE PRESENTED AT HEARING

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

**Contract Purchaser/Lessee:**

JOE LATHAM (443)-324-2230  
Name - Type or Print

[Signature]  
Signature

608 CHESTER RIVER BEACH RD (443) 324-2230  
Address Telephone No.

BRASONVILLE MD 21638  
City State Zip Code

**Attorney For Petitioner:**

\_\_\_\_\_  
Name - Type or Print

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Company

\_\_\_\_\_  
Address Telephone No.

\_\_\_\_\_  
City State Zip Code

Case No. 02-279-A

**Legal Owner(s):**

DORIS ANN WEEDON  
Name - Type or Print

[Signature]  
Signature

\_\_\_\_\_  
Name - Type or Print

\_\_\_\_\_  
Signature

28 THIRD AVE (410) 242-0371  
Address Telephone No.

BALTIMORE MD 21227  
City State Zip Code

**Representative to be Contacted:**

\_\_\_\_\_  
Name

\_\_\_\_\_  
Address Telephone No.

\_\_\_\_\_  
City State Zip Code

**OFFICE USE ONLY**

ESTIMATED LENGTH OF HEARING \_\_\_\_\_

UNAVAILABLE FOR HEARING  
Reviewed By D. THOMPSON Date 1/3/02

ORDER RECEIVED FOR FILING  
Date 3/27/02  
By [Signature] 9/15/98

ZONING DESCRIPTION FOR  
2811 VERMONT AVE. LOTS 15/16

STARTING AT THE NORTH CORNER  
OF ANNAPOLIS RD & VERMONT AVE  
HEADING WEST APPROX: 265.43 FEET  
ON THE SOUTH SIDE OF VERMONT  
TO THE START OF LOTS 15/16  
WHICH IS 50 FEET IN WIDTH AND A  
125 FEET IN LENGTH CONTAINING  
6250 SQ FEET. ALSO KNOWN AS  
2811 VERMONT AVE LOTS 15/16.

IN THE 13<sup>th</sup> DISTRICT 1<sup>st</sup> COUNCILMANIC  
DISTRICT. RECORDED IN PLAT BOOK  
#2, FOLLO, #377 LOT # 15-16 SECT B

**BALTIMORE COUNTY, MARYLAND**  
**OFFICE OF BUDGET & FINANCE**  
**MISCELLANEOUS RECEIPT**

No. **08815**

DATE 1/3/02 ACCOUNT R0010066150

AMOUNT \$ 100.00

RECEIVED FROM: GIL FRANCE

FOR: \$50.00 DETENTION FOR VARIANCE & UNDER SIZED LOT  
\$50.00

02-279-A

2811 VERMONT AVE. TAKEN IN BY D. THOMPSON

**DISTRIBUTION**

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

**PAID RECEIPT**

PAYMENT ACTUAL TIME  
1/04/2002 1/03/2002 14:29:35

REG 0001 CASHIER JRIC JHR DRAWER 1  
RECEIPT # 077874 OFLN  
Dept 5 528 ZONING VERIFICATION  
CA NO. 000815

Recpt Tot 100.00  
100.00 OK .00 CA  
Baltimore County, Maryland

**CASHIER'S VALIDATION**

# NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: #02-279-A

2811 Vermont Avenue

5/8 of Vermont Avenue, 28543 E Annapolis Road

(lots 15 & 16)

13th Election District - 1st Councilmanic District

Legal Owner(s): Doris A. Weedon

Contract Purchaser: Joe Latham

**Variance:** to permit a dwelling on a lot with a width of 50 feet in lieu of the required 55 feet and to approve an undersized lot; to approve any other variances deemed necessary by the zoning commissioner.

**Hearing:** Thursday, March 7, 2002 at 11:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue.

LAWRENCE E. SCHMIDT

Zoning Commissioner for Baltimore County

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

2/23/02 Feb. 21

0521609

# CERTIFICATE OF PUBLICATION

2/21, 2002

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 2/21, 2002.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

J. Wilkinson

LEGAL ADVERTISING



# CERTIFICATE OF POSTING

RE: Case No.: 02-279-A

Petitioner/Developer: DONALD A. WEEDON

JOE LATHAN

Date of Hearing/Closing: MAR. 7, 2002

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at #2811 VERMONT AVE.

The sign(s) were posted on FEB. 19, 2002  
(Month, Day, Year)

Sincerely,

Garland E. Moore  
(Signature of Sign Poster and Date)

GARLAND E. MOORE  
(Printed Name)

3225 RYERSON CIRCLE  
(Address)

BALTIMORE, MD. 21227  
(City, State, Zip Code)

(410) 242-4263  
(Telephone Number)

# ZONING NOTICE

CASE #02-279-A

A PUBLIC HEARING WILL BE HELD BY  
THE ZONING COMMISSIONER  
IN TOWSON, MD

ROOM 407, COUNTY COURTS BLDG.

PLACE: 401 BOSLEY AVENUE

THURSDAY, MARCH 7, 2002

DATE AND TIME: AT 11:00 A.M.

REQUEST: VARIANCE TO PERMIT A DWELLING

ON A LOT OF 50 FEET IN LIEU OF THE REQUIRED

55 FEET AND TO APPROVE AN UNDERSIZED LOT TO

APPROVE ANY OTHER VARIANCES DEEMED

NECESSARY BY THE ZONING COMMISSIONER

FOURTEEN DAYS BEFORE THE HEARING OR OTHER CONDITIONS ARE SOMETIMES NECESSARY  
TO CONTINUE HEARING CALL (410) 512-1111

BEFORE HEARING THIS CASE AND THAT YOU ARE IN VIOLATION OF THE PENALTY OF LAW  
FOR VIOLATING THE ZONING COMMISSIONER

## ZONING NOTICE

CASE #02-279-A

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THE ZONING COMMISSIONER  
IN TOWSON, MD

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BEFORE HEARING THIS CASE AND THAT YOU ARE IN VIOLATION OF THE PENALTY OF LAW  
FOR VIOLATING THE ZONING COMMISSIONER

# DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

## ZONING REVIEW

### ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

**OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.**

---

#### For Newspaper Advertising:

Item Number or Case Number: 02-279-A

Petitioner: LATHAM

Address or Location: 2811 VERMONT AVE., 21227

PLEASE FORWARD ADVERTISING BILL TO:

Name: JOE LATHAM

Address: 608 CHESTER RIVER BEACH RD.  
GRASONVILLE, MD 21638

Telephone Number: 443-324-2230

TO: PATUXENT PUBLISHING COMPANY  
Thursday, February 21, 2002 Issue – Jeffersonian

Please forward billing to:

Joe Latham  
608 Chester River Beach Road  
Grasonville MD 21638

443-324-2230

---

## NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 02-279-A

2811 Vermont Avenue

S/S of Vermont Avenue, 265.43' E Annapolis Road (lots 15 & 16)


13<sup>th</sup> Election District – 1<sup>st</sup> Councilmanic District

Legal Owner: Doris A Weedon

Contract Purchaser: Joe Latham

Variance to permit a dwelling on a lot with a width of 50 feet in lieu of the required 55 feet and to approve an undersized lot; to approve any other variances deemed necessary by the zoning commissioner.

HEARING: Thursday, March 7, 2002 at 11:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue



Lawrence E. Schmidt

LAWRENCE E. SCHMIDT G D Z  
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



Baltimore County  
Department of Permits and  
Development Management

Director's Office  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
410-887-3353  
Fax: 410-887-5708

January 31, 2002

## NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 02-279-A  
2811 Vermont Avenue  
S/S of Vermont Avenue, 265.43' E Annapolis Road (lots 15 & 16)  
13<sup>th</sup> Election District – 1<sup>st</sup> Councilmanic District  
Legal Owner: Doris A Weedon  
Contract Purchaser: Joe Latham

Variance to permit a dwelling on a lot with a width of 50 feet in lieu of the required 55 feet and to approve an undersized lot; to approve any other variances deemed necessary by the zoning commissioner.

HEARING: Thursday, March 7, 2002 at 11:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

A handwritten signature in black ink, appearing to read "Arnold Jablon".

Arnold Jablon G.D.  
Director

C: Doris A Weedon, 28 Third Avenue, Baltimore 21227  
Joe Latham, 608 Chester River Beach Road, Grasonville 21638

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY WEDNESDAY, FEBRUARY 20, 2002.**  
(2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.  
(3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
pdmlandacq@co.ba.md.us

March 1, 2002

Doris Ann Weedon  
28 Third Avenue  
Baltimore MD 21227

Dear Ms. Weedon:

RE: Case Number: 02-279-A, 2811 Vermont Avenue, Lots 15, 16

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on January 3, 2002.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

*W. Carl Richards, Jr.*

W. Carl Richards, Jr. GDL  
Supervisor, Zoning Review

WCR: gdz

Enclosures

C Joe Latham, 608 Chester River Beach Road, Grasonville 21638  
People's Counsel

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)




BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

**TO:** Arnold Jablon, Director  
Department of Permits & Development  
Management

**DATE:** February 28, 2002

**FROM:**  Robert W. Bowling, Supervisor  
Bureau of Development Plans Review

**SUBJECT:** Zoning Advisory Committee Meeting  
for February 4, 2002  
Item Nos. 263, 264, 265, 267, 268, 269,  
270, 271, 272, 273, 274, 275, 276, 278,  
(279) 280, 281, 282, 283, 284, 285, 286,  
287, 288, 290 and 292

The Bureau of Development Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:cab

cc: File



Baltimore County  
Fire Department

Office of the Fire Marshal  
700 East Joppa Road  
Towson, Maryland 21286-5500  
410-887-4880

January 31, 2002

Department of Permits and  
Development Management (PDM)  
County Office Building, Room 111  
Mail Stop #1105  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ATTENTION: George Zahner

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF January 28, 2002

Item No.: See Below

Dear Ms. Stephens:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,  
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

263, 267, 268, 270, 271, 273, 274, 275, 276, 278, (279), 280, 282,  
283, 284, 287, 289, 290,

REVIEWER: LIEUTENANT JIM MEZICK, Fire Marshal's Office  
PHONE 887-4881, MS-1102F

cc: File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)





LS  
3/7

BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon  
FROM: Todd Taylor  
DATE: March 1, 2002

Zoning Advisory Committee Meeting of January 28, 2002

SUBJECT: NO COMMENTS for the FOLLOWING ZONING ITEMS:

263 - 265, 268, 271, 272, 275 - 277, 279 - 281, 283, 284, 286, 287, 290 - 292

Agricultural Preservation is still reviewing Zoning Items: 270, 273, 278, and 288.

AP  
3/1

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

**TO:** Arnold Jablon, Director  
Department of Permits and  
Development Management

**DATE:** January 29, 2002

**FROM:** Arnold F. 'Pat' Keller, III  
Director, Office of Planning

JAN 30

**SUBJECT:** 2811 Vermont Avenue

**INFORMATION:**

**Item Number:** 02-279

**Petitioner:** Doris Ann Weedow

**Zoning:** DR 5.5

**Requested Action:** Variance

**SUMMARY OF RECOMMENDATIONS:**

Please see the undersized lot comments attached.

**Prepared by:** Marla A. Cunningham

**Section Chief:** Jeffrey W. Kelly  
**AFK:MAC:**

**INTER-OFFICE CORRESPONDENCE  
RECOMMENDATION FORM**

**TO:** Director, Office of Planning & Community Conservation  
Attention: Jeffrey Long  
County Courts Building, Room 406  
401 Bosley Avenue  
Towson, MD 21204

Permit or Case No. 02-279-A

**FROM:** Arnold Jablon, Director  
Department of Permits & Development Management

Residential Processing Fee Paid  
(\$50.00)

Accepted by D. THOMPSON  
Date 1/3/02

**RE:** Undersized Lots

Pursuant to Section 304.2 (Baltimore County Zoning Regulations) effective June 25, 1992, this office is requesting recommendations and comments from the Office of Planning and Community Conservation prior to this office's approval of a dwelling permit.

**MINIMUM APPLICANT SUPPLIED INFORMATION:** CHESTER RIVER BEACH RD.

JOE LATHAM 608 GRASONVILLE MD 21638 (443) 324-2230  
Print Name of Applicant Address Telephone Number

Lot Address 2811 VERMONT (LTS 15, 16) Election District 13 Councilmanic District 1 Square Feet 6250

Lot Location: NE S W side / corner of ANNAPOLIS RD , 265.43 feet from NE S W corner of VERMONT LT 15/16  
(street) (street)

Land Owner: DORIS ANN WEEDON Tax Account Number 13-08-000604

Address: 28 THIRD AVE. BALTO, MD 21227 Telephone Number (410) 242-0371

CHECKLIST OF MATERIALS- (to be submitted for design review by the Office of Planning and Community Conservation)

**TO BE FILLED IN BY ZONING REVIEW, DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ONLY!**  
PROVIDED?

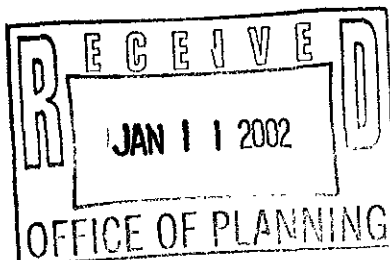
	YES	NO
1. This Recommendation Form (3 copies)	<u>✓</u>	<u>✓</u>
2. Permit Application	<u>✓</u>	<u>✓</u>
3. Site Plan	<u>✓</u>	<u>✓</u>
Property (3 copies)	<u>✓</u>	<u>✓</u>
Topo Map (2 copies), available in Room 206, County Office Building - (please label site clearly)	<u>✓</u>	<u>✓</u>
4. Building Elevation Drawings	<u>✓</u>	<u>✓</u>
5. Photographs (please label all photos clearly)	<u>✓</u>	<u>✓</u>
Adjoining Buildings	<u>✓</u>	<u>✓</u>
Surrounding Neighborhood	<u>✓</u>	<u>✓</u>
6. Current Zoning Classification: <u>D.R. 5.5</u>		

**TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!**

RECOMMENDATIONS / COMMENTS:

☒ Approval ☐ Disapproval ☐ Approval conditioned on required modifications of the application to conform with the following recommendations

Signed by Jeffrey M. Long  
for the Director, Office of Planning and Community Conservation



Date: 1/22/02

Revised 2/25/99

**SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING FOR A  
BUILDING PERMIT APPLICATION PURSUANT TO SECTION 304.2**



**Maryland Department of Transportation  
State Highway Administration**

Parris N. Glendening  
Governor

John D. Porcari  
Secretary

Parker F. Williams  
Administrator

Date: 1.29.02

Mr. George Zahner  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

RE: Baltimore County  
Item No. 279

DT

Dear Mr. Zahner:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

Kenneth A. McDonald Jr., Chief  
Engineering Access Permits Division

My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

RE: PETITION FOR VARIANCE  
2811 Vermont Avenue, Lots 15 & 16,  
S/S Vermont Ave, 265.43' E of Annapolis Rd  
13th Election District, 1st Councilmanic

Legal Owner: Doris Ann Weedow  
Contract Purchaser: Joe Latham  
Petitioner(s)


\* BEFORE THE  
\* ZONING COMMISSIONER  
\* FOR  
\* BALTIMORE COUNTY  
\* Case No. 02-279-A

\* \* \* \* \*

**ENTRY OF APPEARANCE**

Please enter the appearance of the People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order. **All parties should copy People's Counsel on all correspondence sent/ documentation filed in the case.**

  
PETER MAX ZIMMERMAN  
People's Counsel for Baltimore County

  
CAROLE S. DEMILIO  
Deputy People's Counsel  
Old Courthouse, Room 47  
400 Washington Avenue  
Towson, MD 21204  
(410) 887-2188

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that on this 30<sup>th</sup> day of January, 2002 a copy of the foregoing Entry of Appearance was mailed to Legal Owner Doris Ann Weedow, 28 Third Avenue, Baltimore, MD 21227, and to Contract Purchaser Joe Latham, 608 Chester River Beach Road, Grasonville, MD 21638, Petitioners.

  
PETER MAX ZIMMERMAN

PLEASE PRINT CLEARLY

PETITIONER(S) SIGN-IN SHEET

NAME

ADDRESS

GILBERT FRANCE

2430 ZION RD BALTO MD 21227

Joseph A. LATHAM

608 CHESTER RIVER BEACH RD

GRASONVILLE MD 21638



IMPRESSED  
SEAL

DATE ISSUED:

JAN 08 1991

STATE REGISTRAR OF VITAL RECORDS

STATE OF MARYLAND / DEPARTMENT OF HEALTH AND MENTAL HYGIENE CERTIFICATE OF DEATH										REG. NO.	
DECEDENT'S NAME (First, Middle, Last) <b>William R. Weedon, Sr.</b>										2. DATE OF DEATH MONTH <b>1</b> DAY <b>3</b> YEAR <b>91</b>	
3. TIME OF DEATH <b>2324</b>										4. SEX <b>M</b>	
5. AGE (In yrs. last birthday) <b>54</b> YRS.										6. DATE OF BIRTH MONTH <b>3</b> DAY <b>2</b> YEAR <b>36</b>	
7. BIRTHPLACE (State or Foreign Country) <b>Baltimore</b>										8. CITY, TOWN OR LOCATION OF DEATH <b>Baltimore</b>	
9. COUNTY OF DEATH <b>Balto. Co.</b>										10. INSIDE CITY LIMITS? <b>1</b> YES <b>2</b> NO	
11. STREET AND NUMBER <b>28 Third Avenue</b>										12. ZIP CODE <b>21227</b>	
13. CITIZEN OF WHAT COUNTRY? <b>U.S.A.</b>										14. RACE — American Indian, Black, White, etc. <b>White</b>	
15. WAS DECEDENT EVER IN U.S. ARMED FORCES? <b>1</b> YES <b>2</b> NO										16. WAS DECEDENT OF HISPANIC ORIGIN? (Specify Yes or No— If yes, specify Cuban, Mexican, Puerto Rican, etc.) <b>1</b> YES <b>2</b> NO	
17. DECEASED'S EDUCATION (Specify only highest grade completed) <b>10th Grade</b>										18. DECEASED'S USUAL OCCUPATION (Give kind of work done during most of working life. Do NOT use retired.) <b>Warehouseman</b>	
19. KIND OF BUSINESS/INDUSTRY <b>Tractor Ma.</b>										20. MOTHER'S NAME (First, Middle, Maiden Surname) <b>Mary Rodgers</b>	
21. MAILING ADDRESS (Street and Number or Rural Route Number, City or Town, State, Zip Code) <b>28 Third Ave., Baltimore, Md 21227</b>										22. NAME AND ADDRESS OF FACILITY <b>Hubbard Funeral Home Inc. 4107 Wilkens Ave., Baltimore, Md 21220</b>	
23. PLACE OF DISPOSITION (Name of cemetery, crematory or other place) <b>Loudon Park Cemetery</b>										24. LOCATION — City or Town, State <b>Baltimore</b>	
25. ENTER THE DISEASES OR COMPLICATIONS THAT CAUSED THE DEATH. Do not enter the mode of dying, such as cardiac or respiratory arrest, shock, or heart failure. List only one cause on each line. <b>Myocardial Infarction</b>										26. APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH <b>1</b> YES <b>2</b> NO	
27. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RESULTING IN THE UNDERLYING CAUSE GIVEN IN PART I. <b>Alcoholism</b>										28. WAS AN AUTOPSY PERFORMED? <b>1</b> YES <b>2</b> NO	
29. WERE AUTOPSY FINDINGS AVAILABLE PRIOR TO COMPLETION OF CAUSE OF DEATH? <b>1</b> YES <b>2</b> NO										30. DATE OF INJURY (Month, Day, Year) <b>1/4/91</b>	
31. DATE OF DEATH (Month, Day, Year) <b>1/3/91</b>										32. DATE OF BIRTH (Month, Day, Year) <b>3/2/36</b>	
33. PLACE OF DEATH (Check only one) <b>1</b> Hospital <b>2</b> ER/Outpatient <b>3</b> ODA <b>4</b> Nursing Home <b>5</b> Residence <b>6</b> Other (Specify)										34. DESCRIBE HOW INJURY OCCURRED	
35. DATE OF INJURY (Month, Day, Year) <b>1/4/91</b>										36. LOCATION (Street and Number or Rural Route Number, City or Town, State)	
37. CERTIFYING PHYSICIAN: To the best of my knowledge, death occurred at the time, date and place, and due to the cause(s) and manner as stated. <b>John R. Davidson-Randall</b>										38. MEDICAL EXAMINER: On the basis of examination and/or investigation, in my opinion, death occurred at the time, date and place, and due to the cause(s) and manner as stated.	
39. SIGNATURE AND TITLE OF CERTIFIER <b>John R. Davidson-Randall</b>										40. DATE OF INJURY (Month, Day, Year) <b>1/4/91</b>	
41. ADDRESS OF PERSON WHO COMPLETED CAUSE OF DEATH (Item 27) (Type, Print) <b>2717 Hemmicks Ferry Rd 21227</b>										42. DATE OF DEATH (Month, Day, Year) <b>1/3/91</b>	

BALTIMORE STATE AND COUNTY	
YEAR <b>2002</b>	CYCLE <b>07/01/2001 13</b>
BILL DATE <b>07/01/2001 13</b>	
PROPERTY STATUS <b>NOT A PRINCIPAL RESIDENCE</b>	
D ADDRESS <b>42.50</b>	
R ADDRESS <b>42.50</b>	
CONSTANT YIELD 1 115	
PLEASE RETURN THIS YOUR FIRST SEMI-ANNUAL	
BILL DATE <b>07/01/2001</b>	
3-0412	
FIRST SEI PAYMENT	
TO ELECT THE SEMI-ANNUAL TAXES FOR A RESIDENTIAL THEIR 'PRINCIPAL RESIDENCE' AND IS NOT RESIDENCE' AND IS NOT RESIDENT OPTION. TO CORRECT	
GROSS	
PP 13-2001 VERMONT	

# Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 2811 VERMONT AVE

see pages 5 & 6 of the CHECKLIST for additional required information

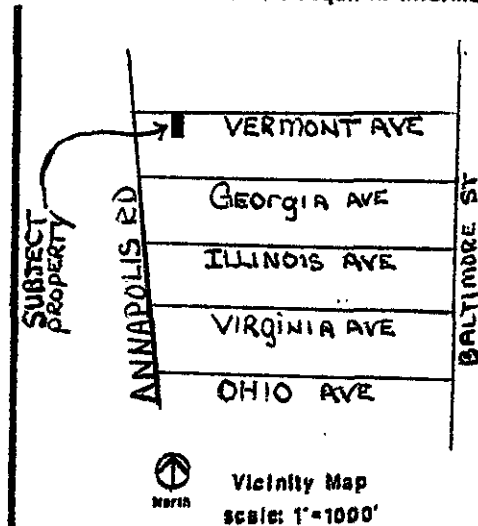
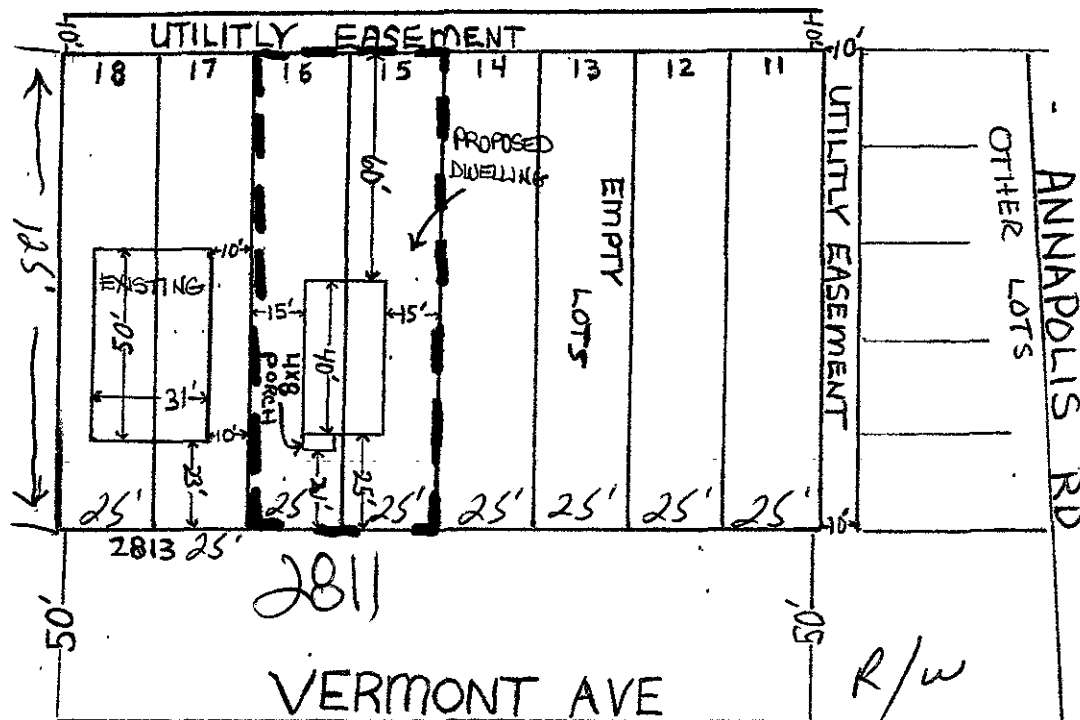
Subdivision name: BALTIMORE HIGHLANDS

plat book # 2, folio # 379, lot # 15/16, section # B

OWNER: DORIS ANN WEEDON

LOTS 15-16

SET BACKS  
25' FRONT  
15' SIDES



## LOCATION INFORMATION

Election District: 13

Councilmanic District: 1

1"=200' scale map #: S

Zoning: DR.55

Lot size: .14 acreage 6250 square feet

SEWER: ☒ public ☐ private  
WATER: ☒ public ☐ private

Chesapeake Bay Critical Area: ☐ yes ☒ no

Prior Zoning Hearings: NONE

## Zoning Office USE ONLY!

reviewed by: \_\_\_\_\_ ITEM #: \_\_\_\_\_ CASE #: \_\_\_\_\_

D. THOMPSON 279 02-279-A



North

date: 12/21/01

prepared by: GF

Scale of Drawing: 1" = 50'

R/w  
Red No 1



5.5

BL

D.R. 16

BALTIMORE  
D.R. 5.5

HIGHLANDS

BALTIMORE  
HIGHLANDS  
ELEMENTARY  
SCHOOL

VERMONT

SUBJECT PROPERTY

D.R. 5.5

GEORGIA

BALTIMORE

ILLINOIS

AVENUE

MICHIGAN

AVENUE

AVENUE

AVENUE

AVENUE

S 22,000-

(SHEET SW-6-A)

SW6B

GINIA